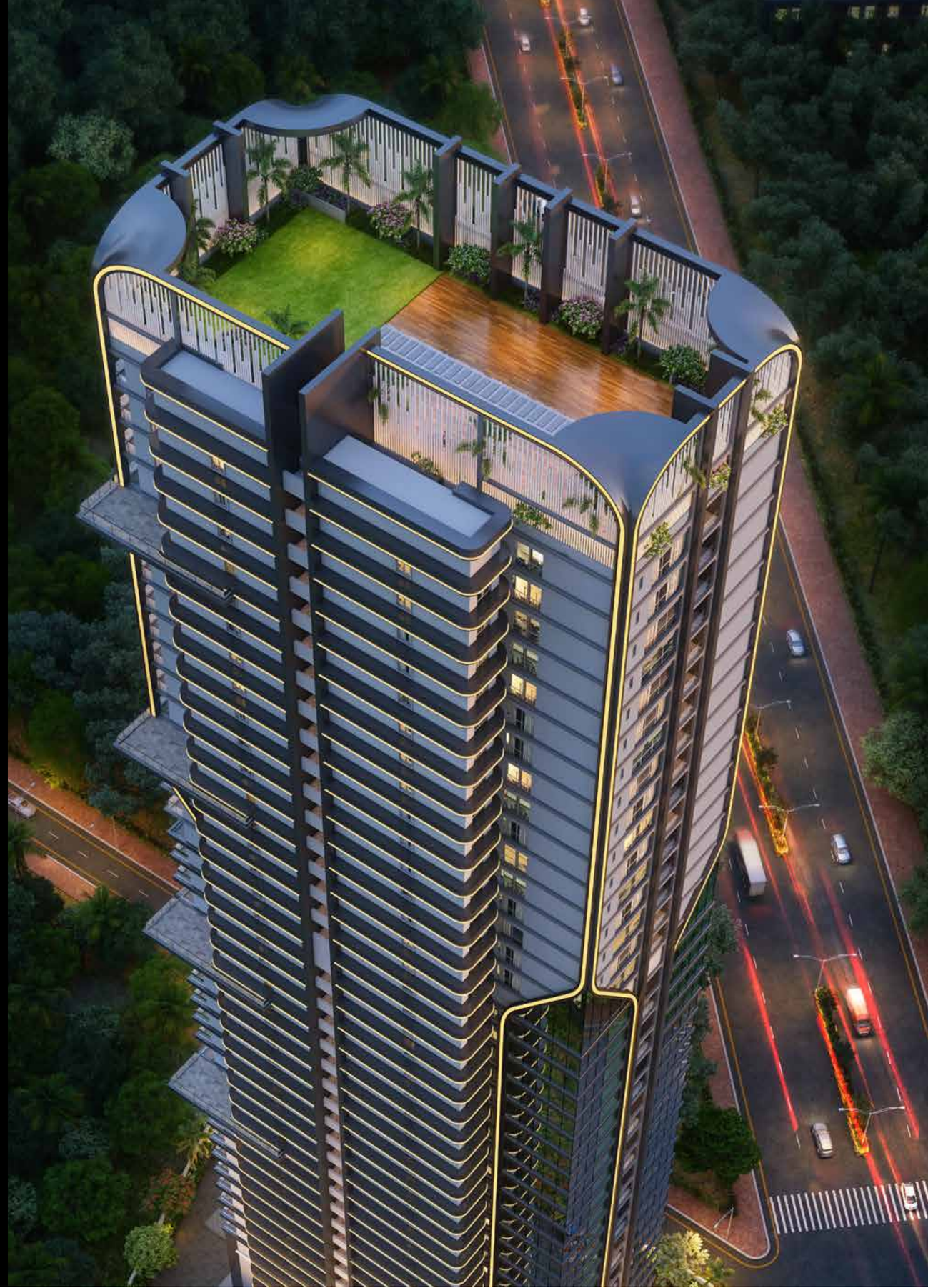
eka one
INFRA

Set Your Sights

on a

New Horizon



See

EVERYTHING

Be seen from

EVERYWHERE

VIEW FROM THE SITE

FLOOR 25-39

1 RESIDENCE OF 14927 SQFT - 15,276 SQFT

FLOOR 24

1 RESIDENCE OF 15,825 SQFT

FLOOR 3-23

2 RESIDENCES OF 6779 SQFT - 6836 SQFT

FLOOR 2

2 RESIDENCES OF 7073 SQFT

FLOOR 1

SPA | AEROBICS ROOM | CONFERENCE ROOMS |
4 GUEST SUITES

BUILDING FEATURES

MEZZANINE FLOOR

INDOOR GAMES | SQUASH COURT | YOGA STUDIO |
BADMINTON COURT | LIBRARY | SENIOR CITIZEN ROOM
| MINI THEATRE | BILLIARDS ROOM

GROUND FLOOR

ARRIVAL & DEPARTURE BAY | ENTRANCE LOBBY |
CONCIERGE DESK | WAITING LOUNGE | MULTIPURPOSE
HALL | WHEELCHAIR RAMP | 3 LIFTS FOR RESIDENCES
| 1 SERVICE LIFT | 2 STAIRWELLS | GYM | COMMUNITY
KITCHEN | SWIMMING POOL | DECK AREA | STEAM &
SAUNA | MALE & FEMALE RESTROOM

ENTRANCE

Experience The Allure & Invigoration Of A Luxury Destination

LOBBY

Welcome To A 30ft Height Space That Echos Your Privacy

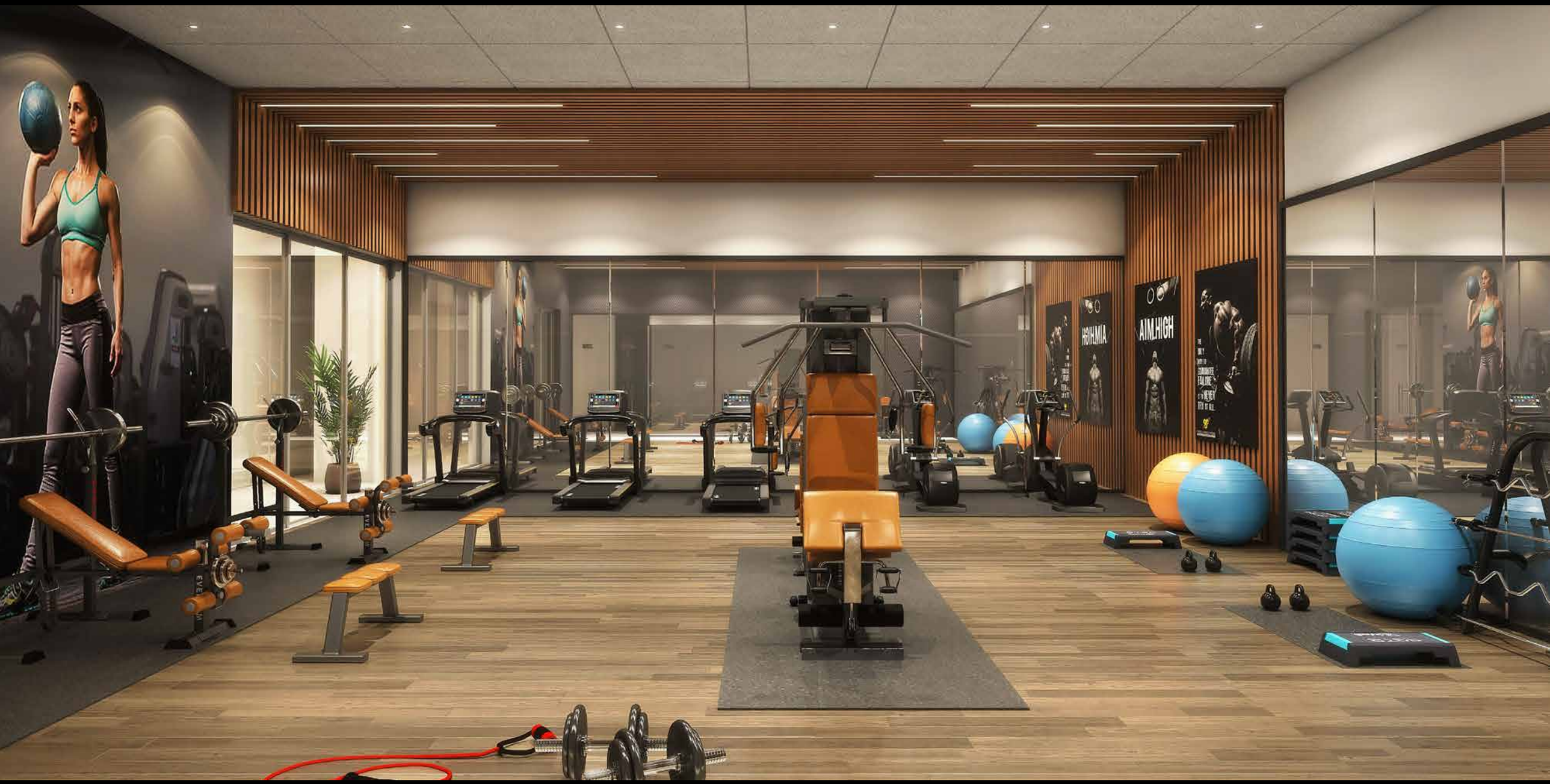
LOBBY

Even Your Ride Up To Your Abode Is A Highly Exclusive Affair

AMENITIES

Host Of State Of The Art Amenities That Underscore
The Importance Of Living Well & Wellness Itself

AMENITIES



Fitness Center Features High Tech Cardiovascular & Weight
Training Facilities, Plus Pilates, Yoga & An Aerobic Studio

AMENITIES

Screening Room With Cutting Edge Audiovisual
Equipment & Theatre Style Seating

AMENITIES

The Owner’s Club For Modern & Upscale Lifestyle

AMENITIES

A Stroke Of Brilliance

GROUND FLOOR PLAN

47’ WIDE SWIMMING POOL | 1665 SQFT GYM |

2275 SQFT MULTIPURPOSE HALL | DOUBLE HEIGHT WAITING LOUNGE

MEZZANINE FLOOR PLAN

850 SQFT MINI THEATRE | 800 SQFT YOGA STUDIO |

STANDARD SIZE BADMINTON COURT | 1000 SQFT INDOOR GAME ZONE

FIRST FLOOR PLAN

800 SQFT AEROBICS STUDIO | 1000 SQFT SPA

4 GUEST SUITES | 2 CONFERENCE ROOMS

LAKEVIEW RESIDENCES

UNIT	LAYOUT	SIZE
FLOOR 2	LIVING ROOM | DINING AREA | WET & DRY KITCHEN | STORE ROOM | DRAWING ROOM | FAMILY ROOM | 4 SUITES | PUJA ROOM | HOME THEATRE | 2 SIT-OUTS | STAFF QUARTER	7073 SQFT
FLOOR 3, 5, 7, 9, 11, 15, 17, 19, 23	LIVING ROOM | DINING AREA | WET & DRY KITCHEN | STORE ROOM | DRAWING ROOM | FAMILY ROOM | 4 SUITES | HOME THEATRE | PUJA ROOM | 1 SIT-OUT | STAFF QUARTER	01 SERIES - 6779 SQFT 02 SERIES - 6825 SQFT
FLOOR 4, 6, 8, 10, 12, 14, 16, 18, 20, 22	LIVING ROOM | DINING AREA | WET & DRY KITCHEN | STORE ROOM | DRAWING ROOM | FAMILY ROOM | 4 SUITES | HOME THEATRE | PUJA ROOM | 1 SIT-OUT | STAFF QUARTER	01 SERIES - 6813 SQFT 02 SERIES - 6836 SQFT
FLOOR 13, 21	LIVING ROOM | DINING AREA | WET & DRY KITCHEN | STORE ROOM | DRAWING ROOM | FAMILY ROOM | 4 SUITES | HOME THEATRE | PUJA ROOM | 1 SIT-OUT | STAFF QUARTER	01 SERIES - 6779 SQFT 02 SERIES - 6825 SQFT

SKYVIEW RESIDENCES

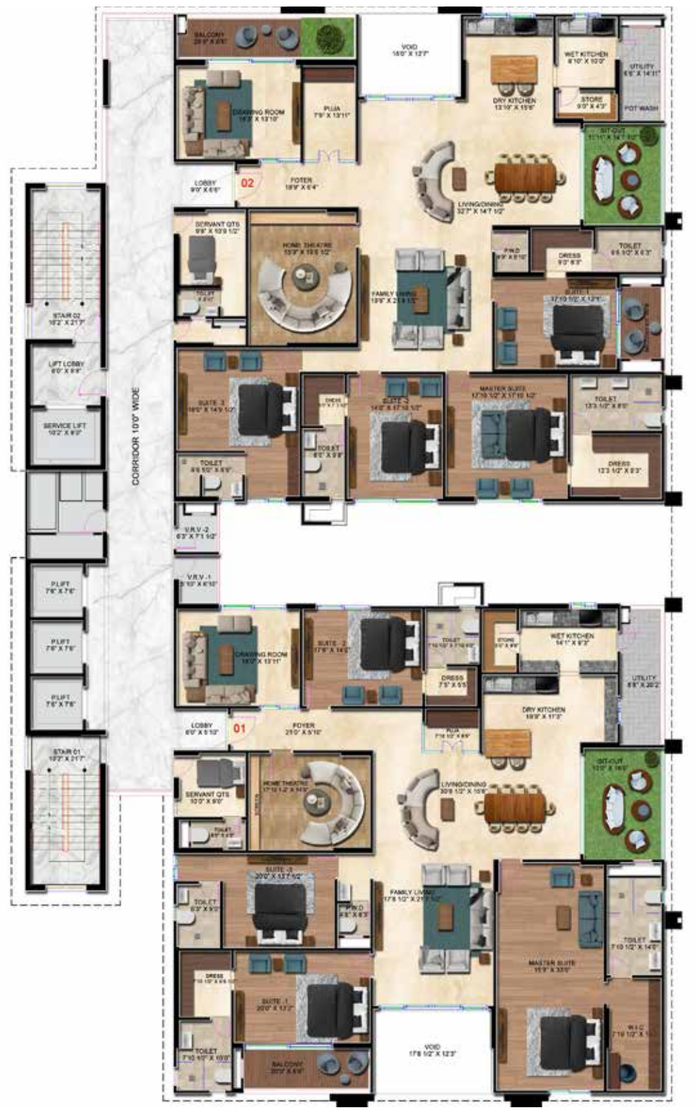
UNIT	LAYOUT	SIZE
FLOOR 24	LIVING ROOM | DINING AREA | BAR COUNTER | KITCHEN | STORE ROOM | FORMAL LIVING | PUJA ROOM | HOME OFFICE | CENTRAL LOUNGE | 5 SUITES | HOME THEATRE | 3 SIT-OUTS | 2 STAFF QUARTERS	15,825 SQFT
FLOOR 25, 26, 27, 28, 30, 31, 32, 33, 34, 35, 36, 38, 39	LIVING ROOM | DINING AREA | BAR COUNTER | KITCHEN | STORE ROOM | FORMAL LIVING | PUJA ROOM | HOME OFFICE | CENTRAL LOUNGE | 5 SUITES | HOME THEATRE | 2 SIT-OUTS | 2 STAFF QUARTERS	15,276 SQFT
FLOOR 29, 37	LIVING ROOM | DINING AREA | BAR COUNTER | KITCHEN | STORE ROOM | FORMAL LIVING | PUJA ROOM | HOME OFFICE | CENTRAL LOUNGE | 5 SUITES | HOME THEATRE | 2 SIT-OUTS | 2 STAFF QUARTERS	14,927 SQFT

FLOOR PLAN

FLOOR : 2ND

TOTAL AREA OF FLAT : 7073 SQFT

FLOOR PLAN



FLOOR : 3RD, 5TH, 7TH, 9TH, 11TH, 15TH, 17TH, 19TH, 23RD

TOTAL AREA OF FLAT : 6779 SQFT & 6825 SQFT

FLOOR PLAN

FLOOR PLAN - 4TH, 6TH, 8TH, 10TH, 12TH, 14TH, 16TH, 18TH, 20TH, 22ND

TOTAL AREA OF FLAT - 6813 SQFT & 6836 SQFT

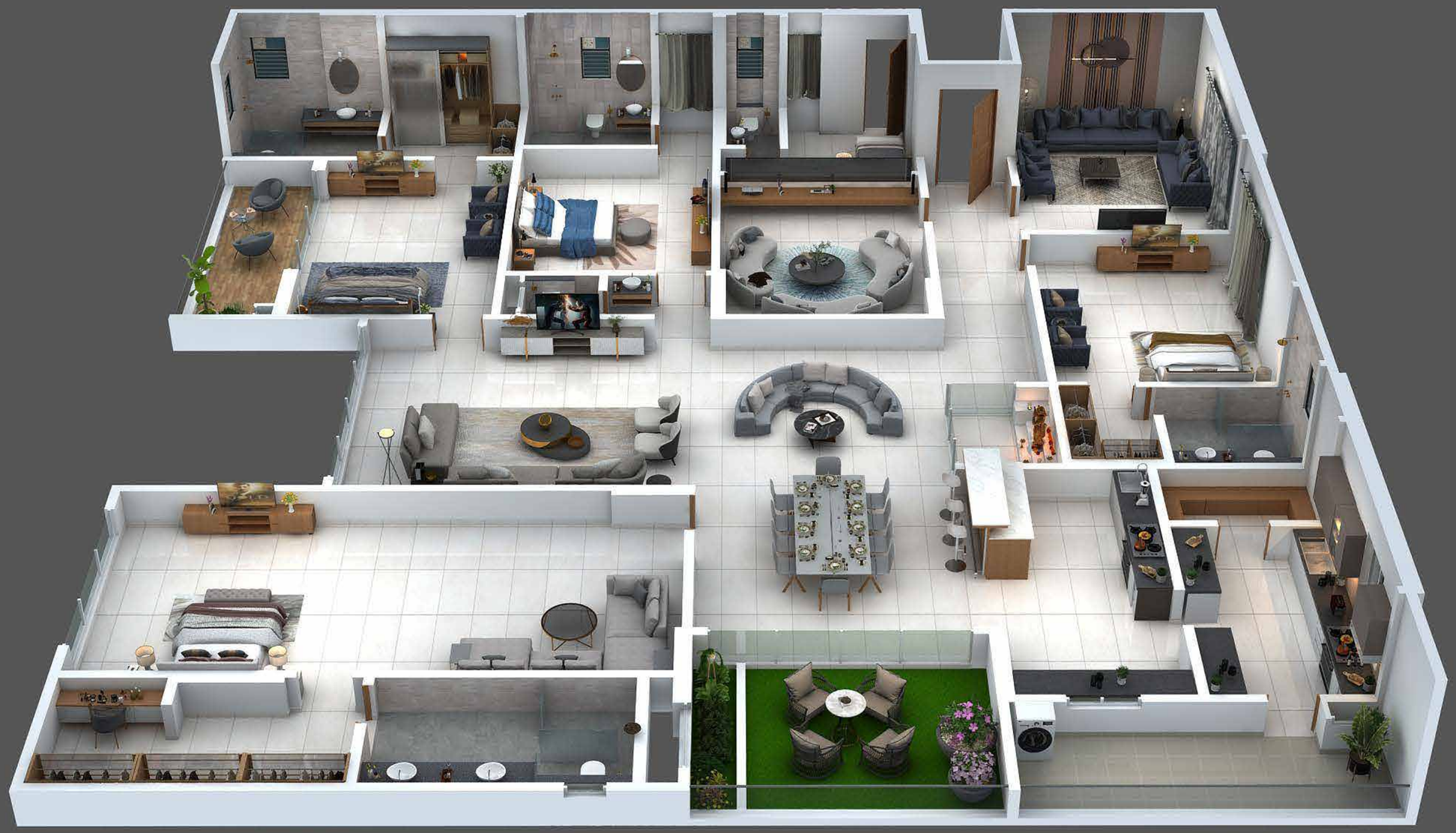
FLOOR PLAN

FLOOR : 13TH, 21ST

TOTAL AREA OF FLAT : 6779 SQFT & 6825 SQFT

ISOMETRIC VIEW

ISOMETRIC VIEW



Verdant & Lush Terraces Of 24 Ft Height Bring Earth To The Sky

FLOOR PLAN

FLOOR : 24TH

TOTAL AREA OF FLAT : 15,825 SQFT

FLOOR PLAN

FLOOR : 25TH, 27TH, 31ST, 33RD, 35TH, 39TH

TOTAL AREA OF FLAT : 15276 SQFT

FLOOR PLAN

FLOOR : 26TH, 28TH, 30TH, 32ND, 34TH, 36TH, 38TH

TOTAL AREA OF FLAT : 15276 SQFT

FLOOR PLAN

FLOOR : 29TH & 37TH

TOTAL AREA OF FLAT : 14927 SQFT

ISOMETRIC VIEW

TERRACE

A Place For Both Congregation & Contemplation, Intended For
Young & Old, The Early Riser & The Night Owl & The Naturalist

SPECIFICATIONS

BUILDING

Structure	RCC framed structure with MYVAN construction technology
Plaster External	Single coat cement plastering
Plaster Internal	Gypsum of DR V, G, P super fine gypsum plaster
Painting External	Textured finish with two coats of exterior emulsion paint of reputed make
Parking Area	Two coats of putty, primer & weatherproof / washable paint of reputed make
Common Lobby	All lobbies flooring & lift cladding in Marble / Granite False ceiling in all lobbies as per architect's design
Staircase	Service staircase in granite and fire staircase in tandoor Stone
Lifts	Three high speed automatic passenger elevators of reputed make of SS finish & one service elevator (Schindler, Johnson or equivalent)

LIVING ROOM

Walls	Two coats of putty, one coat of primer & two coats of Royal Aspira of reputed make
Floor	Imported Italian Marble with 3" skirting
Main Door	Size: 9' x 5' Frame : Best teak wood with seasoning of 6" x 4" wood section Shutter: 48mm thick door shutter made of solid block board core construction, cross bands and face veneer hot dressed and bonded with phenol formaldehyde synthetic resin adhesive with teak veneer & PU polish on both sides with premium designer hardware fittings
Windows / French Door	Powder coated aluminum frame for french doors with double glass (DGU) with mosquito mesh of reputed make

BALCONIES / SITOUTS

Walls	Weatherproof paint over external putty of reputed make
Floor	Antiskid imported vitrified tiles (Kajaria, RAK, Nitco or equivalent)

MASTER BEDROOM

Walls	Two coats of putty, primer & two coats of Royal Aspira of reputed make
Floor	Engineered Wooden flooring 6" x 4'
Doors	Size : 8' x 4' Frame : Best teak wood with seasoning of 6" x 3" wood section Shutter : 40mm thick flush door shutter made of solid block board core construction, cross bands and face veneer hot dressed and bonded with phenol formaldehyde synthetic resin adhesive with teak veneer and PU polish on both sides with premium designer hardware fittings

SUITE ROOMS (1,2,3,4)

Walls	Two coats of putty, one coat of primer & two coats of Royal Aspira of reputed make
Floor	Vitrified tiles of reputed make
Doors	Size : 8' x 4' Frame : Best teak wood with seasoning of 6" x 3" wood section Shutter : 40mm thick flush door shutter made of solid block board core construction, cross bands and face veneer hot dressed and bonded with phenol formaldehyde synthetic resin adhesive with teak veneer and PU polish on both sides with premium designer hardware fittings

ELECTRICAL

Concealed copper wiring of reputed make (Polycab or equivalent)
Power outlets for geysers and exhaust fans in all bathrooms
Three phase power supply for each unit and individual meter board
Miniature Circuit Breakers (MCB) for each distribution board of reputed make (Havells, legrand or equivalent)
Elegant designer modular electrical switches of reputed make
Plug pins for TV & Audio in living, drawing and all bedrooms

SPECIFICATIONS

KITCHEN

Wet Kitchen	Floor : Antiskid imported quality vitrified tiles (Kajaria, Samony, Rak, Nitco or equivalent)
	Modular kitchen of premium brand
	Exhaust fan of reputed make (Crompton or equivalent)
	Seperate tap connection for municipal water & borewell water
	Single bowl sink in the kitchen with single lever spout
	Power plugs for cooking range chimney, refrigerator, microwave oven, mixer / grinder & water purifier
	UPVC Ventilators
Dry Kitchen	Floor : Vitrified tiles fitting and finish 800 x 800
	Modular kitchen of premium brand
	Single bowl sink in the kitchen with single lever spout
Utility	Floor : Antiskid and acid resistant tiles of reputed make
	Double stainless steel sink
	Provision for washing machine & dish washer with CP fittings
	Power plugs for washing machine & dish washer
Store	Floor : Antiskid and acid resistant tiles of reputed make
	UPVC Ventilators

SERVANT QUARTER

Floor	Antiskid and acid resistant vitrified tile
Door	Main door Size : 9′ x 3′ & Bathroom door size : 8′ x 3′
	Frame : Best teak wood with seasoning of 5″ x 3″ wood section
	Shutter : 40mm thick flush door shutter made of solid block board core construction, cross bands and face veneer hot dressed and bonded with phenol formaldehyde synthetic resin adhesive with teak veneer on one side, laminate on other side with premium designer hardware fittings

BATHROOMS

Floor	Antiskid and acid resistant vitrified tile
Door	Size : 8′ x 3′5″
	Frame : Best teak wood with seasoning of 6″ x 3″ wood section
	Shutter : 40mm thick flush door shutter made of solid block board core construction, cross bands and face veneer hot dressed and bonded with phenol formaldehyde synthetic resin adhesive with teak veneer and PU polish on both sides with premium designer hardware fittings
Sanitary	ALL C.P fittings & sanitary fixtures of reputed make.
	Wall mounted EWC with flush valves (From kohler or equivalent)
	Thermostat / Single lever diverter with shower of reputed make
Add - on	Wash basins with vanities
	Exhaust fans (Crompton or equivalent)
	LED glass mirrors
	Rain showers in master bedrooms & two children bedrooms (Kohler or equivalent)
	UPVC Ventilators
	Showers cubicles in bathrooms
Accessories	Towel ring, toilet paper holder, towel rod & soap dish

SALIENT FEATURES

HOME AUTOMATION

Home automation for controlling lights at specific areas
Gas leak detector with shutoff valve
Biometric door lock
Provision to install Wi-Fi
Meter readings with bill alerts

TELECOM & DTH

Telephone points in living room, bedrooms & home theatre
DTH provision in living room & bedrooms
Intercom provision in master bedroom & children's bedroom
Standalone video door phone of reputed make

WTP & STP

Treated water made available through water softening and purification plant in case of bore well
A sewage treatment plant of adequate capacity as per norms will be provided inside the project
Treated sewage water will be used for flushing and landscaping purpose

CAR FACILITIES

Provision for car wash facility in parking area
Dedicated car charging point at parking

GENERATOR

100% DG backup with acoustic enclosure & AMF panel for all units and common area

LPG

Provision of gas supply through a centralized gas bank to all individual units

BMS

Building management software for gas, generator power & general power connection

AIR CONDITIONING

VRV system of reputed make (Daikin, Bluestar, LG or equivalent) in living room, dining room & bedrooms

WASTE MANAGEMENT

Separated bins to collect dry waste (paper, plastic, glass & metals), e-waste (batteries, lamp) & wet waste (organic)

LANDSCAPE & WATER BODIES

Landscaping & water bodies are designed & designated as per the landscape consultant

RAINWATER HARVESTING

Rainwater harvesting through recharge well onsite to improve ground water level

EXTERNAL LIGHTING

Led light posts with lamp fitting in common areas

SECURITY

Sophisticated round the clock security system
Video door phone facility at main door. Intercom faciility from security to all units
Panic button and intercom provided in the lift which indeed is connected to security room
Surveillance cameras at the main security gate, lifts, main lobby & common area
Boom barriers at entry for vehicle with mechanical operation

COMPOUND WALL

Aesthetically designed compound wall shall be constructed all around the plot with solar fencing.

DEVELOPED BY

ekaone
INFRA